

Subject: Re: Another POC Village Idea
From: Lorena Parker <lparker@sanpedrobid.com>
Date: 07/24/2017 02:03 PM
To: "Galvin, Michael" <MGalvin@portla.org>

Hi Mike,

Yes. Attached are the completed surveys that I've received.

I did some additional research on the custom containers (the photo I sent you) and they don't come like that. They would be plain and would not look like the photo. I've also done research with some other companies to see if there were other options. However, most of those were only wholesalers (sales only) or rentals of office or classrooms.

I've met with Rica and have identified a possible location, but she asked me to identify how much power they would need as the power supply in that location is limited. The company stated that they only supply the plugs and the actual amount of power used would be dependent on what gets plugged in. (perhaps we could implement a LED only policy) I'm not sure if your engineers would like that answer.

Rica took measurements of the area. I'm not sure how many 20' x 8' foot containers would fit into the area.

The other issue to overcome is relating to permitting. I have a call into David Roberts to see if he can help with this. Plus, all those people in the room all said they were there to help. I think I would rather start with David. I think the City Council office should take the lead on that part.

One other option that I am pursuing is the concept of Steel Craft.
<https://www.steelcraftlb.com/> I just set up a meeting with them on July 31st at 1:00pm. I'm going to take them to Eric's empty lot on 6th and Pacific Ave. first, but I don't know if that location will meet their parking requirements. Let me know if you like this idea and if you would like to join us.

I didn't want to circle back with the POC tenants until I had a viable alternative to offer them. Additionally, I'm not sure if any of this would work without a strong food element.

Let me know what you think.

Best regards,

Lorena Parker
Executive Director

San Pedro Property Owners' Alliance
**San Pedro Historic Waterfront
Business Improvement District**
390 W. 7th Street | San Pedro, CA 90731
T [310.832.2183](tel:310.832.2183) | F [310.832.0685](tel:310.832.0685)
lparker@sanpedrobid.com
www.sanpedrobid.com

On Fri, Jul 21, 2017 at 5:41 PM, Galvin, Michael <MGalvin@portla.org> wrote:

Lorena,

Have you received any questionnaires back from any of the POC village tenants?

Mike

From: Lorena Parker [mailto:lparker@sanpedrobid.com]
Sent: Wednesday, July 12, 2017 4:53 PM
To: Galvin, Michael <MGalvin@portla.org>
Cc: Baker, Arley <ABaker@portla.org>; Jonathan Williams
<jwilliams@labattleship.com>

Subject: Re: Another POC Village Idea

Mike,

Can we meet out there sometime soon? What is your availability?

Could we also determine at that time if a power source will be available? That might determine the exact location.

If we can make this work, I could reach out to the POC group to see if they like the idea.

Lorena Parker

Executive Director

San Pedro Property Owners' Alliance

San Pedro Historic Waterfront

Business Improvement District

390 W. 7th Street | San Pedro, CA 90731

T [310.832.2183](tel:310.832.2183) | F [310.832.0685](tel:310.832.0685)

Lparker@sanpedrobid.com

www.sanpedrobid.com

On Wed, Jul 12, 2017 at 3:52 PM, Galvin, Michael <MGalvin@portla.org> wrote:

Lorena,

This looks like a cool idea. The issue will be how many and how do we decide who as their will be less containers then can accommodate all the tenants.

I think trying this as 2 -4 units at the two locations could work as a test case, but that will not work for all of these tenants.

We should talk through this idea and get more specific on location.

Mike

Sent from my iPhone

On Jul 12, 2017, at 2:08 PM, Baker, Arley <ABaker@portla.org> wrote:

Lorena

I think it's a neat idea. I need to defer to Mike on it, but I like it and

would support it.

AB

From: Lorena Parker [<mailto:lparker@sanpedrobid.com>]
Sent: Wednesday, July 12, 2017 1:17 PM
To: Baker, Arley <ABaker@portla.org>
Cc: Galvin, Michael <MGalvin@portla.org>; Jonathan Williams <jwilliams@labattleship.com>
Subject: Re: Another POC Village Idea

Arley,

Perhaps across the Battleship Iowa or closer towards the Maritime. I think it would be better not to go near the constructions.

I would market it as Ports O' Call Village. (We're just moving the village over.) We would need power and port a potties. If we hang lights across the boardwalk it could be pretty cool! We could also have some type of music and bring in some food trucks on the weekends. I think that would really activate the waterfront.

Lorena Parker

Executive Director

San Pedro Property Owners' Alliance

San Pedro Historic Waterfront

Business Improvement District

390 W. 7th Street | San Pedro, CA 90731

T [310.832.2183](tel:310.832.2183) | F [310.832.0685](tel:310.832.0685)

lparker@sanpedrobid.com

www.sanpedrobid.com

On Wed, Jul 12, 2017 at 1:10 PM, Baker, Arley
<ABaker@portla.org> wrote:

Hi Lorena

In the POC area or closer to downtown harbor?

From: Lorena Parker [mailto:lparker@sanpedrobid.com]

Sent: Wednesday, July 12, 2017 12:29 PM

To: Galvin, Michael <MGalvin@portla.org>; Baker, Arley
<ABaker@portla.org>

Cc: Jonathan Williams <jwilliams@labattleship.com>

Subject: Another POC Village Idea

Mike/Arley,

Would you consider letting me having these trade show
containers along the boardwalk for the POC tenants? I could
treat them like a kiosk.

Best regards,

Lorena Parker

Executive Director

San Pedro Property Owners' Alliance

San Pedro Historic Waterfront

Business Improvement District

390 W. 7th Street | San Pedro, CA 90731

T [310.832.2183](tel:310.832.2183) | F [310.832.0685](tel:310.832.0685)

Lparker@sanpedrobid.com

www.sanpedrobid.com

----- Forwarded message -----

From: **Lorena Parker** <Lparker@sanpedrobid.com>

Date: Wed, Jul 12, 2017 at 11:45 AM

Subject: Another POC Village Idea

To: Jonathan Williams <jwilliams@labattleship.com>

I have another idea I found.

You can rent a trade show container (see attached image) for \$145/month, 2 month minimum.

<http://ca-containeralliance.com/containers/trade-show-display-booth/>

Lorena Parker

Executive Director

San Pedro Property Owners' Alliance

San Pedro Historic Waterfront

Business Improvement District

390 W. 7th Street | San Pedro, CA 90731

T [310.832.2183](tel:310.832.2183) | F [310.832.0685](tel:310.832.0685)

Lparker@sanpedrobid.com

www.sanpedrobid.com

-----Confidentiality Notice-----

This electronic message transmission contains information from the Port of Los Angeles, which may be confidential. If you are not the intended recipient, be aware that any disclosure, copying, distribution or use of the content of this information is prohibited. If you have received this communication in error, please notify us immediately by e-mail and delete the original message and any attachment without reading or saving in any manner.

-----Confidentiality Notice-----

This electronic message transmission contains information from the Port of Los Angeles, which may be confidential. If you are not the intended recipient, be aware that any disclosure, copying, distribution or use of the content of this information is prohibited. If you have received this communication in error, please notify us immediately by e-mail and delete the original message and any attachment without reading or saving in any manner.

-----Confidentiality Notice-----

This electronic message transmission contains information from the Port of Los Angeles, which may be confidential. If you are not the intended recipient, be aware that any disclosure, copying, distribution or use of the content of this information is prohibited. If you have received this communication in error, please notify us immediately by e-mail and delete the original message and any attachment without reading or saving in any manner.

Attachments:

POC Tenants.pdf

3.3 MB